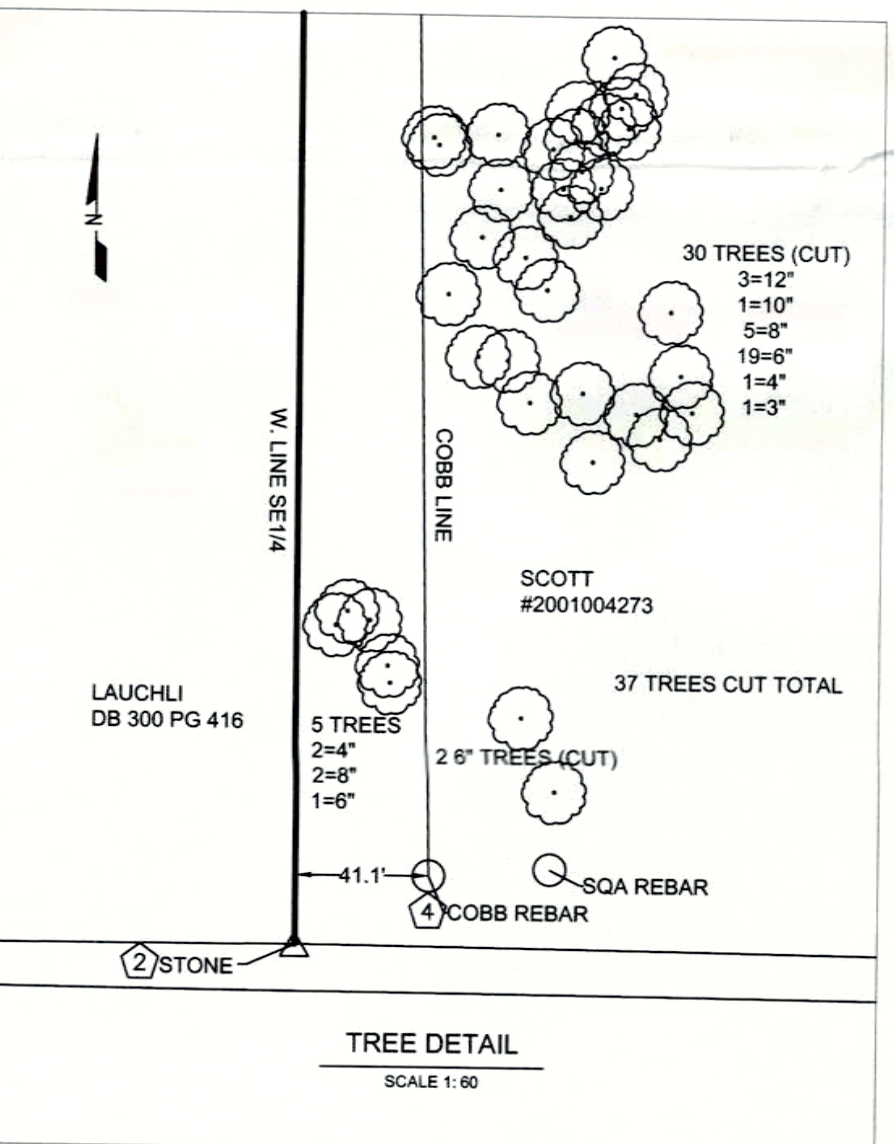
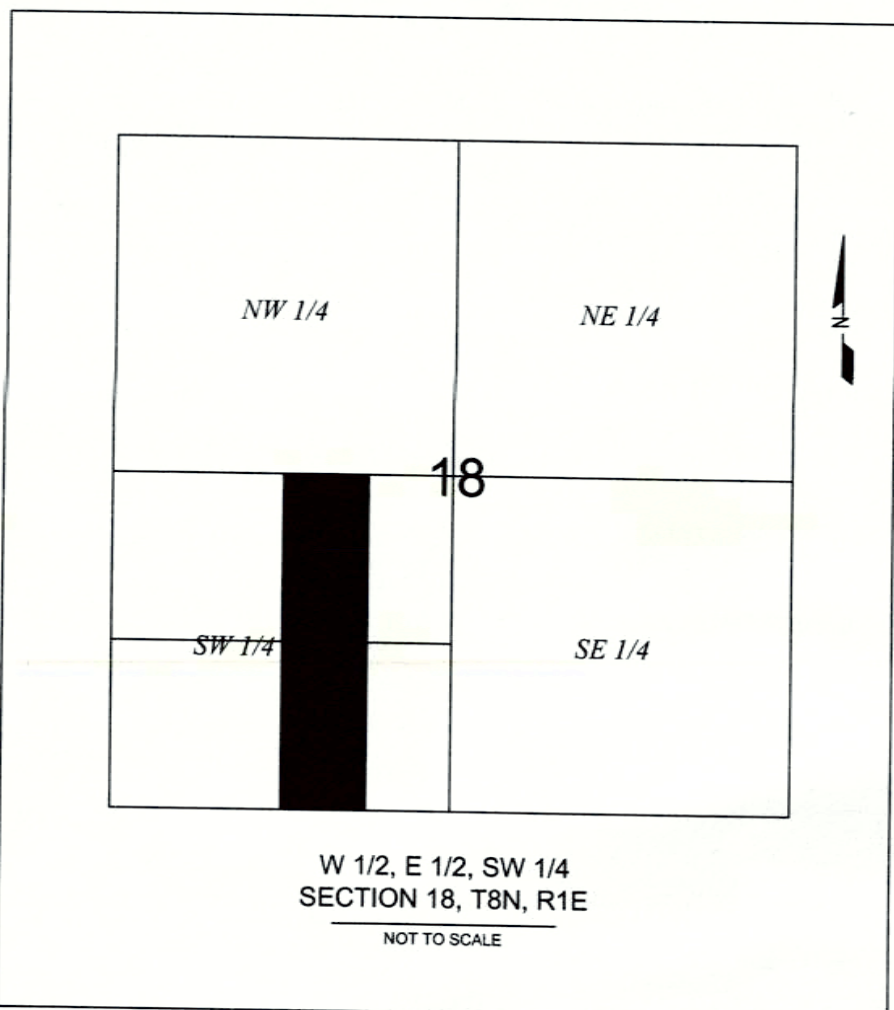
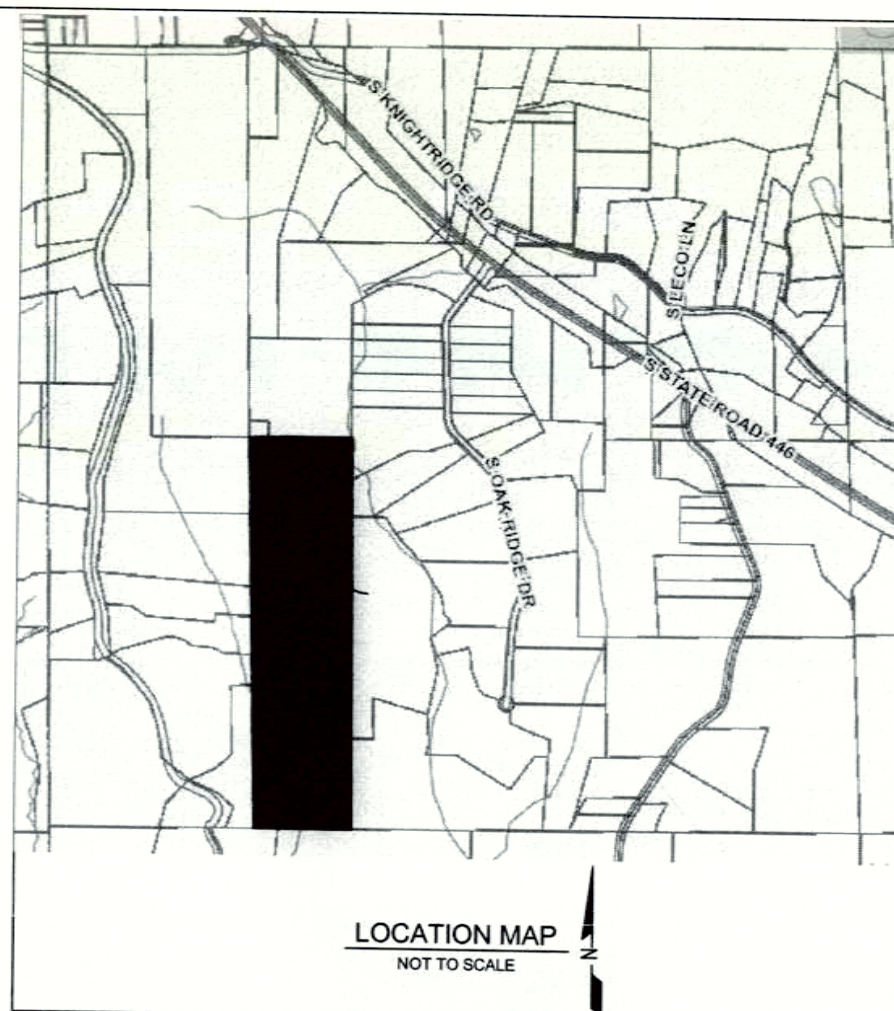
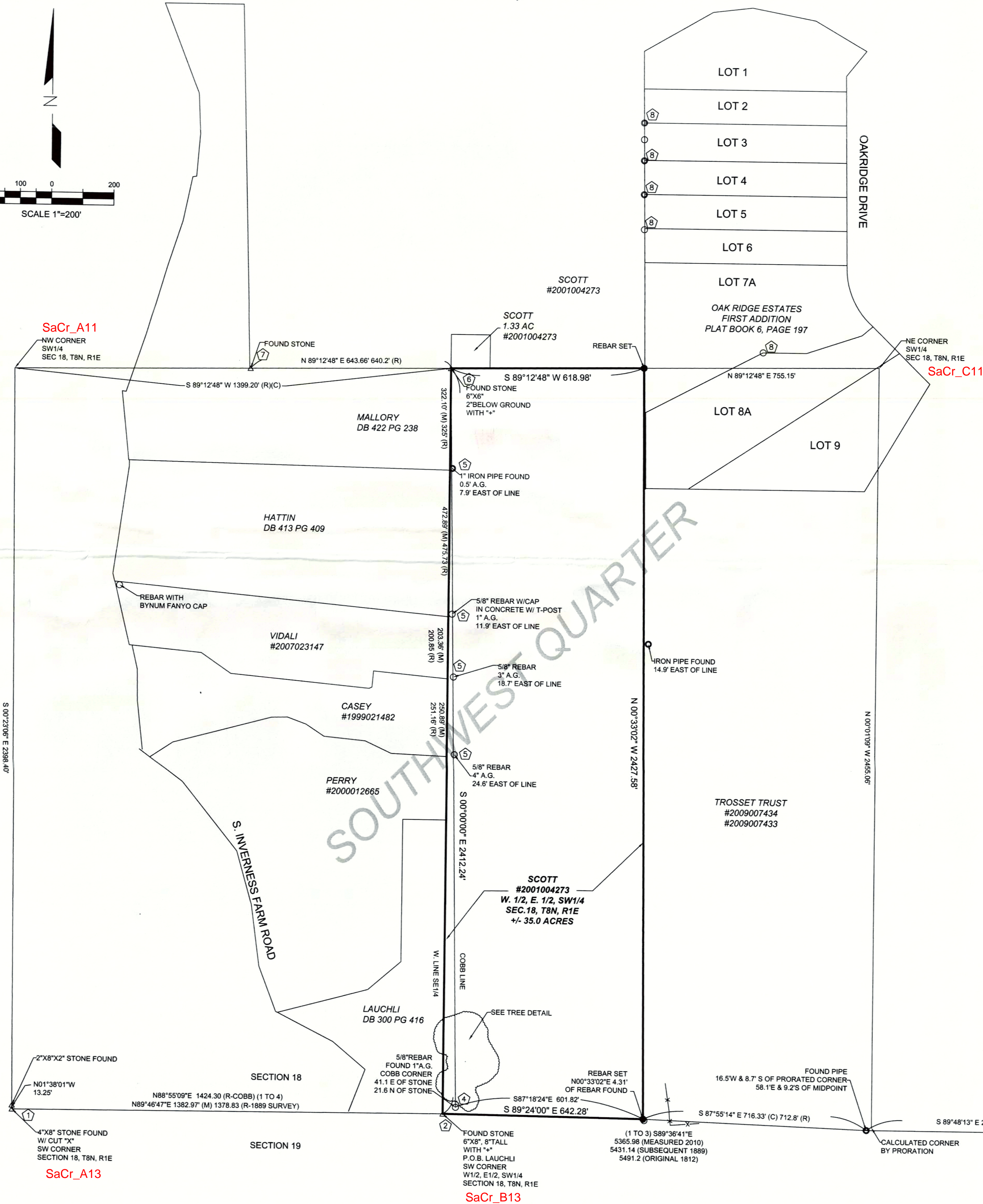
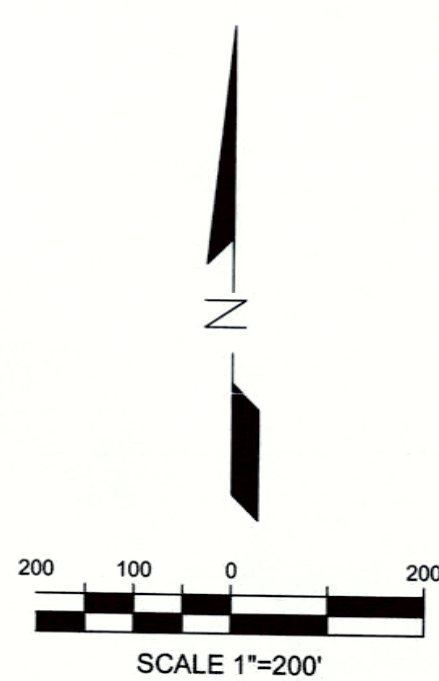


RETRACEMENT SURVEY (LEGAL SURVEY)
THE WEST HALF OF THE EAST HALF
OF THE SOUTHWEST QUARTER
SECTION 18, T 8 N, R 1 E
MONROE COUNTY, INDIANA.



LEGAL DESCRIPTION:

The West half of the East half of the Southwest quarter of Section Eighteen (18), Township Eight (8) North, Range One (1) East.
This survey was executed according to survey requirements contained in Sections 1 through 19 of 865 IAC 1-12.
This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.
Evidence of easements have not been located in the field and are not shown on this survey drawing.
Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.
Certified this 9th day of January, 2012

Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana

REPORT OF SURVEY:

In accordance with Title 865, 1-12-1 through 1-12-30 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- (a) Reference monuments of record
- (b) Title documents of record
- (c) Evidence of active lines of occupation
- (d) Relative Positional Accuracy "RPA"

The Relative Positional Accuracy "RPA" (due to random errors in measurement) of this survey is within that allowable for a rural survey (0.25 feet plus 200 ppm) as defined IAC, Title 865 (Relative Positional Accuracy) means the value expressed in feet or meters that represents the uncertainty due to random errors in measurements in the location of any point on a survey relative to any other point on the same survey at the 95 percent confidence level.)

In regard to monuments, point (a) above, in many cases the original section corners were not perpetuated or have need obliterated with time and therefore existing topographical features and monuments of modern origin provide the only evidence of the corner's most PROBABLE and/or ACCEPTED POSITION. In the absence of CREDITABLE physical and/or record evidence then proportional measurement has been used to establish the points of division of the section.

Section corners found or established by topographical features, monuments of modern origin or proportional measurement will be labeled as "ACCEPTED CORNER" on the plat of survey and are subject to undiscovered evidence regarding the true location of said corners. Uncertainty that surrounds an "ACCEPTED CORNER" is inherently passed to any parcel corner dependent upon the position of the section corner. Uncertainty of "ACCEPTED CORNER" cannot be determined as the position of the "TRUE or ORIGINAL" corner is unknown. If any uncertainty is reported it is only an estimate.

In regard to "ACTIVE LINES OF OCCUPATION", point (c) above: ACTIVE refers to lines which are marked by visible, obvious, well defined and maintained, man-made or placed objects, such as, but not limited to, fences, hedges and retaining walls. The uncertainty cited for a line of occupation is general in nature and is NOT intended to be specific for every point along the line. Therefore portions of the occupation line may vary from the surveyed line by a distance greater or less than uncertainty cited in this report.

This survey is a Retracement Survey.

This survey was performed at the request of Susan Scott.

The property is currently in the name of Scott (Instrument No. 2001004273).

The field work was completed in September, 2010.

The purpose of this survey is to establish the West Half of the East Half of the Southwest Quarter of Section 18, T8N, R1E.

SURVEYS OF RECORD:

- 1812 Original Survey.
- 1889 Buskirk Survey.
- 1890 Buskirk Survey.
- 1892 Cobb Survey.
- Trico Survey dated March 1978 (E 1/2, E 1/2, SW 1/4)
- Oak Ridge Estates, Plat Book 6 page 197

MONUMENTS FOUND:

- Southwest corner Section 18: stone 4" x 8" with "X".
- Southwest corner East Half Southwest quarter: Stone 8" tall, 6" x 6" with "X".
- Southwest corner Section 18: Limestone 4" x 6", 1.2' tall.
- Cobb rebar near SW Corner E 1/2 SW 1/4.
- Rebar and pipes along W. Line E 1/2 SW 1/4.
- Northwest corner East Half Southwest Quarter: Stone 6"x6" with "X", 2" below ground.
- Stone: 643.86 feet West of (6) per deed.
- Corners of Oak Ridge Estates.

DEED ANALYSIS:

West Line:
June 1812: Original Survey: Original government survey notes reflect the South line of Southwest quarter as being 43.2 chains (2851.2 feet) and the north line of the Southwest quarter 41.74 chains (2755.17 feet).

A 1889 survey by Buskirk established the South line of Section 18. This survey we believe is the origin of the stone at the Southwest property corner. Per this survey, this corner was set at the midpoint between quarter corners. It is important to note that this survey corrects the overall distance on the South line of the section. The original measurement of the 83.2 chains (5451.20) was re-measured as 329 poles 4 links (5431.14). This survey states that the South quarter corner was set midway between the section corners or 2715.57 feet from the Southwest corner.

If this is correct, the stone at the subject's Southwest corner should have been 1357.78' from the Southwest corner of the section. The stone measures 1362.97 feet from the Southwest corner.

A subsequent 1890 survey (Buskirk) shows that the Northwest corner of the Southwest quarter was set midway between the Northwest and Southwest section corners. This same survey reflects the center of section being set at the intersection of opposite quarter corners.

If the section line had been broken down correctly (40 chains proportional) from the Southeast corner, the results would have been that the South quarter corner would have been set at 2608.33 feet from the Southeast corner leaving 2757.65 feet; midpoint of this line to the Southwest corner is 1378.83 feet versus the 1362.97 feet measured (4.14 feet).

We believe that this indicates that the stone was intended to be the corner since 1889 or if not, the corner would fall West of the stone, not East.

That being said, we have the Cobb survey which has been used since at least 1982 which shows the stone not marking the corner. We feel that Cobb used an incorrect measurement (1425.6') for determining the location. Based on the 1889 survey, which corrected the section line measurement, he should have used 1357.70 feet.

East Line
The East half of the East half of the Southwest Quarter of the Section was established by a Tri-Co. survey dated March 13, 1978. Oak Ridge Estates was subsequently subdivided from this parcel.

The TriCo survey indicates a 712.8 foot dimension along the South line of the Section. In theory, this would also mean a 712.8 foot dimension remaining for the Scott property. This dimension narrows as it goes North due to the narrowing of the Section going North. This 712.8 foot dimension is consistent with what both Cobb and the Original Survey indicate for the parcel but does not reflect the subsequent survey by Buskirk (1889).

What has happened is that the surveys of the east adjoiner have been surveyed from the west (using an incorrect dimension) and the west adjoiners have been surveyed from the east (again using an incorrect dimension) and squeezed the subject property in to what is left. 642.28 feet versus (712.8 feet original) (678.89- subsequent).

LEGEND

- REBAR SET
- REBAR FOUND
- IRON PIPE FOUND
- △ STONE FOUND
- ⑦ MONUMENT FOUND (SEE REPORT)
- TREE
- (M) MEASURED
- (P) PRORATED
- (C) CALCULATED
- (A.G.) ABOVE GROUND
- (B.G.) BELOW GROUND
- NOT TO SCALE

NOTES:

- ALL REBAR SET ARE 5/8" WITH YELLOW PLASTIC CAP STAMPED "BRG PC50920004" AND ARE SET 0.3' ABOVE GRADE UNLESS OTHERWISE NOTED.
- FIELD WORK PERFORMED BETWEEN SEPTEMBER 2010 AND MAY 2011.

received
April 19, 2012
Kevin E. Light

Date	
By	
Revision	



Ben E. Bledsoe 4/19/12

Bledsoe Riggert Guerrettaz
LAND SURVEYING CIVIL ENGINEERING

1351 West Tapp Road
Bloomington, Indiana 47403
P: 812-336-8277
F: 812-336-0817

RETRACEMENT SURVEY
(LEGAL SURVEY)

FOR
SUSAN SCOTT

SURVEYED BY: J.I. & S.S.
DRAWN BY: R.A.O.
CHECKED BY: B.E.B.
DATE: JANUARY 2012

RETRACEMENT
SURVEY

SHEET
1 OF 1
PROJECT NO.
6989